

**SUBSTITUTE TRUSTEE'S DEED
INDEXING INSTRUCTIONS**

Lot 12, Section A, Highlands at North Creek, Section 17, T-1-S, R-8-W

**STATE OF MISSISSIPPI
COUNTY OF DeSoto**

WHEREAS, on the 20th day of April, 2000, Eunice M. Felton unmarried, executed and delivered a certain Deed of Trust unto Shirley A. Smith, Trustee for National City Mortgage Co DBA FNMC, Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of Desoto County, Mississippi in Book 1207 at Page 684; and

WHEREAS, on the 12th day of November, 2001, National City Mortgage Co., an Ohio Corporation, assigned said Deed of Trust unto Mortgage Electronic Registration Systems, Inc., by instrument recorded in the office of the aforesaid Chancery Clerk in Book 1556 at Page 605; and

WHEREAS, on the 23rd day of September, 2002, the Holder of said Deed of Trust substituted and appointed John C. Morris, III, as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 1568 at Page 289; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the sale for the purpose of paying said indebtedness or as much thereof as said brings; and

WHEREAS, I, John C. Morris, III, Substitute Trustee, advertised the sale of the following described real property by Substituted Trustee's Notice of Sale, dated the 13th day of January, 2004, by posting same at the bulletin board on the first floor in the middle of the building between the front and back door of the Desoto County Courthouse and by publishing said Notice in the Desoto Times Today for four (4) consecutive weeks, proof of publication being attached hereto as Exhibit "A" and incorporated herein by reference, which notice stated that the sale would be held on the 18th day of February, 2004, between the legal hours of 11 o'clock a.m. and 4 o'clock p.m., at public outcry, to the highest bidder for cash at the east front door of the Desoto County Courthouse at Hernando, Mississippi; and

WHEREAS, I, John C. Morris, III, Substitute Trustee, did on the 18th day of February, 2004, within legal hours, offer for sale and did sell, to the highest bidder for cash at the east front door of the Desoto County Courthouse at Hernando, Mississippi the following described real property, to-wit:

Lot 12, Section A, The Highlands at North Creek, in Section 17, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 58, Pages 14-15, in the office of the Chancery Clerk of DeSoto County, Mississippi.

WHEREAS, at said sale **Mortgage Electronic Registration Systems, Inc.** was the highest bidder and best bidder, therefore, for the sum of \$ 95,040.88 and the same was then and there struck off to **Mortgage Electronic Registration Systems, Inc.** and it was declared the purchaser thereof; and

WHEREAS, everything necessary to be done to have a good and lawful sale was done in accordance with law and the terms of the Deed of Trust; and

NOW, THEREFORE, I, John C. Morris, III, Substitute Trustee, for the consideration of \$ 95,040.88 do hereby convey the above described property to **Mortgage Electronic Registration Systems, Inc.**

I convey only such title as is vested in me as Substitute Trustee.

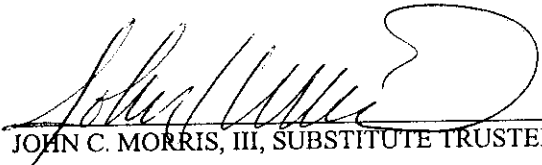
STATE MS.-DE SOTO CO.

JH/F02-5168

FEB 24 10 13 AM '04

BK 465 PG 544
J. DAVIS CH. CLK.

WITNESS MY SIGNATURE, this the 18th day of February 2004.


 JOHN C. MORRIS, III, SUBSTITUTE TRUSTEE

STATE OF LOUISIANA

PARISH OF OUACHITA

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 18 day of February, 2004, the within named JOHN C. MORRIS, III, Substitute Trustee, who acknowledged that he executed the above and foregoing instrument of writing, after first having been duly authorized so to do as Substitute Trustee.



AT DEATH
 MY COMMISSION EXPIRES

ADDRESSES:

GRANTOR:

2309 OLIVER RD.
 MONROE, LA 71201

318-330-9020

GRANTEE:

MERS
 P.O. Box 2026
 Flint, MI 48501-2026
 (888)679-6377

THIS DOCUMENT WAS PREPARED BY:

JOHN C. MORRIS, III
 2309 OLIVER RD.
 MONROE, LA 71201
 318-330-9020



PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

Lisa Fuller personally appeared before me the undersigned in and for said County and State and states on oath that she is the **CLERK** of the DeSoto Times Today, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 4 consecutive times, as follows, to-wit:

**SUBSTITUTE TRUSTEE'S
NOTICE OF SALE**

STATE OF MISSISSIPPI
COUNTY OF DESOTO

WHEREAS, on the 20th day of April, 2000, Eunice M. Patton, unmarried, executed and delivered a certain Deed of Trust unto Shirley A. Smith, Trustee for National City Mortgage Co DBA FNMC, Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of Desoto County, Mississippi in Book 1207 at Page 684; and

WHEREAS, on the 12th day of November, 2001, National City Mortgage Co, an Ohio Corporation, assigned said Deed of Trust unto Mortgage Electronic Registration Systems, Inc., by instrument recorded in the office of the aforesaid Chancery Clerk in Book 1556 at Page 805; and

WHEREAS, on the 28th day of September, 2002, the Holder of said Deed of Trust substituted and appointed John C. Morris, III, as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 1568 at Page 285; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the undersigned so to do, on the 18th day of February, 2004, I will during legal hours, at public outcry, offer for sale and will sell, at the east front door of the Desoto County Courthouse at Hernando, Mississippi, for cash to the highest bidder, the following described Land and property situated in Desoto County, Mississippi, to-wit:

Lot 12, Section A, The Highlands at North Creek, in Section 17, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 58, Pages 14-15, in the office of the Chancery Clerk of DeSoto County, Mississippi.

I will only convey such title as is vested in me as Substitute Trustee.

WITNESS MY SIGNATURE, this 13th day of January, 2004.

JOHN C. MORRIS, III
SUBSTITUTE TRUSTEE
2309 OLIVER ROAD
MONROE, LA 71201
(318) 330-0020
JH/P02-5108

4402 Native Son Drive
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Volume No. 109 on the 4 day of Feb., 2004

Volume No. 109 on the 11 day of Feb., 2004

Volume No. _____ on the _____ day of _____, 2004

Lisa Fuller

Sworn to and subscribed before me, this 11 day of Feb., 2004

BY *Judy H. Douglas*

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
MY COMMISSION EXPIRES: JANUARY 16, 2005
BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED

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